

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 43444
Petitioner: ANTELOPE DEVELOPMENT, v. Respondent: ARAPAHOE COUNTY BOARD OF COMMISSIONERS.	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: 1981-14-1-05-001+60

Category: Abatement Property Type: Vacant Land
2. Petitioner is protesting the 2002 actual value of the subject property.
3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Total Value: \$683,006

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.


The Arapahoe County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 22nd day of December 2005.

BOARD OF ASSESSMENT APPEALS


This decision was put on record

December 20, 2005

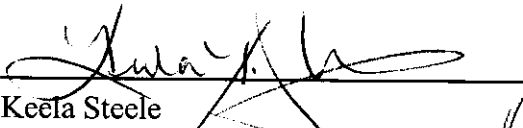


Karen E. Hart

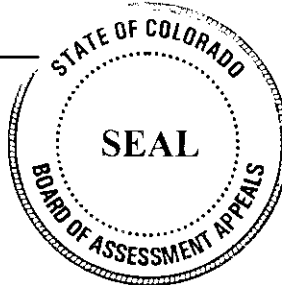
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.



Debra A. Baumbach



Keela Steele



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 43444**

STIPULATION (As To Tax Year 2002 Actual Value)

ANTELOPE DEVELOPMENT,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF COUNTY COMMISSIONERS,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2002 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as vacant land and described as follows: See schedule numbers below 2002 Abatement.

A brief narrative as to why the reduction was made: Analyzed market information & subdivided discount.

The parties have agreed that the 2002 actual value of the subject property should be reduced as follows:

	2002 County Value	Stipulated Values
1981-14-1-02-001	\$52,250	\$26,356
1981-14-1-03-001	\$52,250	\$26,356
1981-14-1-03-002	\$52,250	\$26,356
1981-14-1-03-007	\$52,250	\$26,356
1981-14-1-03-008	\$52,250	\$26,356
1981-14-1-03-009	\$52,250	\$26,356
1981-14-1-03-010	\$52,250	\$26,356
1981-14-1-03-011	\$52,250	\$3,255
1981-14-1-04-001	\$52,250	\$26,356
1981-14-1-04-002	\$52,250	\$26,356
1981-14-1-04-003	\$52,250	\$26,356
1981-14-1-04-004	\$52,250	\$26,356
1981-14-1-05-001	\$52,250	\$6,326
1981-14-1-05-002	\$52,250	\$6,787
1981-14-1-06-001	\$52,250	\$3,470

STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS
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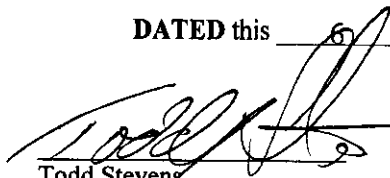
	2002 County Value	Stipulated Values
1981-14-1-06-002	\$52,250	\$4,115
1981-14-2-03-021	\$52,250	\$26,356
1981-14-2-03-024	\$52,250	\$26,356
1981-14-3-02-002	\$52,250	\$26,356
1981-14-3-02-009	\$52,250	\$26,356
1981-14-3-02-015	\$52,250	\$26,356
1981-14-3-02-017	\$52,250	\$26,356
1981-14-3-03-001	\$52,250	\$3,593
1981-14-3-03-002	\$52,250	\$3,163
1981-14-3-03-003	\$52,250	\$3,071
1981-14-3-04-019	\$52,250	\$26,356
1981-14-4-01-001	\$52,250	\$4,023
1981-14-4-01-002	\$52,250	\$3,194
1981-14-4-01-003	\$52,250	\$3,194
1981-14-4-01-004	\$52,250	\$5,620
1981-14-4-02-001	\$52,250	\$5,190
1981-14-4-02-005	\$52,250	\$4,545
1981-14-4-02-010	\$52,250	\$4,607
1981-14-4-02-011	\$52,250	\$5,405
1981-14-4-02-013	\$52,250	\$4,791
1981-14-4-02-015	\$52,250	\$4,607
1981-14-4-02-020	\$52,250	\$4,760
1981-14-4-02-021	\$52,250	\$5,251
1981-14-4-03-001	\$52,250	\$3,102
1981-14-4-03-002	\$52,250	\$3,225
1981-14-4-03-003	\$52,250	\$3,102
1981-14-4-03-004	\$52,250	\$3,071
1981-14-4-03-005	\$52,250	\$3,102
1981-14-4-03-006	\$52,250	\$3,163
1981-14-4-03-007	\$52,250	\$3,163
1981-14-4-03-008	\$52,250	\$3,501
1981-14-4-03-009	\$52,250	\$3,931
1981-14-4-03-010	\$52,250	\$3,102
1981-14-4-03-011	\$52,250	\$3,102
1981-14-4-03-012	\$52,250	\$3,132
1981-14-4-03-013	\$52,250	\$3,501
1981-14-4-03-014	\$52,250	\$3,102
1981-14-4-03-015	\$52,250	\$3,102
1981-14-4-03-016	\$52,250	\$3,102
1981-14-4-03-017	\$52,250	\$3,132
1981-14-4-03-018	\$52,250	\$3,071
1981-14-4-03-019	\$52,250	\$3,071
1981-14-4-03-020	\$52,250	\$3,071
1981-14-4-03-021	\$52,250	\$3,071

	2002 County Value	Stipulated Values
1981-14-4-04-007	\$52,250	\$26,356
1981-14-4-04-008	\$52,250	\$26,356
Total	\$3,187,250	\$683,006

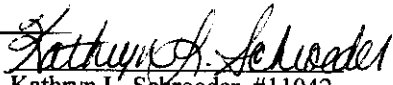
The valuation, as established above, shall be binding only with respect to the tax year 2002.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

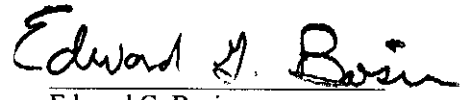
DATED this 6 day of December 2005.



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